

# FOR SALE - WAIKIKI COMMERCIAL BUILDING

1980 KALAKAUA AVE, HONOLULU, HI 96815



**PRICE:** \$5,400,000

**TMK:** 1-2-6-15-47, 84

**ZONING:** RESCOM

**TENURE:** Fee Simple

**LAND AREA:** 4,292 SF

**BUILDING AREA:** 3,936 SF



1120 12TH AVENUE, SUITE 301 | HONOLULU, HI 96816  
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MARKET AERIAL



McCully St

Waikiki Monarch

Niu St

Ala Wai Canal

Ohana Hale Marketplace

Pau St

Ala Wai Blvd

Ala Moana Blvd

to Ala Moana Shopping Center

Denny's

Keoniana St

Kalakaua Ave

Kuamoo St

Asia Pacific Center for Security Studies

ABC STORES

Romer Hotel

Kuhio Ave

Luana Waikiki Hotel

Holiday Inn Express

TMK PARCELS



**PARCEL 84**  
621 SF  
Land Area

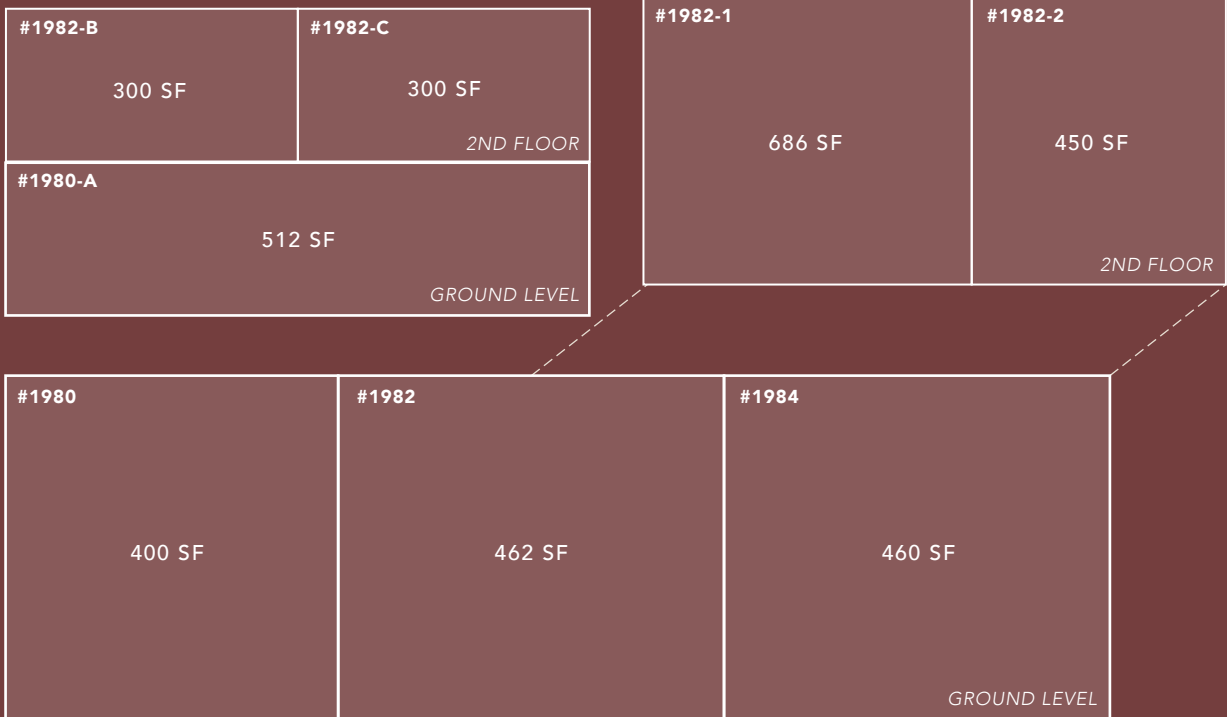
**PARCEL 47**  
3,671 SF Land Area

**PARCEL 77**  
C&C of  
Honolulu  
1,105 SF  
Land Area

KALAKAUA AVENUE

not to scale

FLOOR PLAN



not to scale



**BEALL CORP**  
RETAIL REAL ESTATE

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## WAIKIKI TRADE AREA RESIDENTS 2024 (estimated)



18,504  
Average Daytime Population



24,450  
Population



21,598  
Labor Population



14,602  
Households



\$862.71 M  
Annual Consumer Retail  
Expenditures



\$90,660  
Average Household Income

source: Census 2024 Estimates ith 2029 Projections

## OAHU VISITORS - 2022 vs 2023

	2022	2023	Change
 VISITOR ARRIVALS	4.9 M	5.6 M	+14%
 AVG LENGTH OF STAY	7.4 Days	7.6 Days	+3%
 VISITOR DAYS	36,205,901	40,627,690	+12%
 VISITOR SPENDING	\$8,693.7 M	\$9,011.6 M	+4%

source: State of Hawaii Dept of Business & Economic Development

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